

52.06 CAR PARKING

-/-
VC--

Purpose

To ensure that car parking is provided in accordance with the State Planning Policy Framework and Local Planning Policy Framework including the Municipal Strategic Statement and local planning policies.

To ensure the provision of an appropriate number of car parking spaces having regard to the demand likely to be generated, the activities on the land and the nature of the locality.

To promote sustainable transport alternatives to the motor car.

To promote the efficient use of car parking spaces through the consolidation of car parking facilities.

To ensure that car parking does not adversely affect the amenity of the locality.

To ensure that the design and location of car parking is of a high standard, creates a safe environment for users and enables easy and efficient use.

52.06-1 Application

-/-
VC--

These provisions apply to:

- A new use.
- An increase of the floor area of an existing use.
- Any building or works associated with a new use or the increase of the floor area of an existing use.

These provisions do not apply:

- To an application to construct or extend a dwelling or a residential building under any provision of this scheme if the land is in the Residential 1 Zone, Residential 2 Zone, Residential 3 Zone, Mixed Use Zone or Township Zone unless the development is four or more storeys, excluding a basement.
- If a Parking Overlay applies, unless the overlay specifies otherwise.

Despite Clauses 52.06-2, 52.06-3 and 52.06-6, if the required number of car parking spaces for the new use under this clause is no more than the required number of car parking spaces for the existing use under this clause and the existing number of car parking spaces is not reduced:

- No additional car parking spaces are required to be provided.
- A permit is not required to reduce the requirement for car parking.
- A car parking plan is not required.

52.06-2 Provision of car parking spaces

-/-
VC--

A new use must not commence or any new buildings must not be occupied until the car parking spaces required under Clause 52.06-4 have been provided on the land or as approved under Clause 52.06-3.

52.06-3 Permit requirement

-/-
VC--

A permit may be granted to reduce the requirement for car parking or to vary the requirement to provide car parking on the land.

52.06-4 The number of car parking spaces required

--
VC--

Table 1 sets out the number of car parking spaces required for a use.

The car parking requirement specified in Table 1 does not apply if there is a car parking requirement for the particular use under another provision of this scheme.

Where a use is not specified in Table 1 or under another provision of this scheme, an adequate number of car parking spaces must be provided to the satisfaction of the responsible authority.

Where the floor area occupied by an existing use is increased, the car parking requirement only applies to the floor area of any extension of the use or increase in site area provided the existing number of car parking spaces is not reduced.

If Table 1 specifies a percentage of site area as the car parking measure, the area to be provided for car parking includes an accessway that directly abuts any car parking spaces, but does not include any accessway or portion of an accessway that does not directly abut any car parking spaces.

The car parking requirement for a use listed in the table is the product of the *rate* and the *measure*.

Table 1: Car parking requirement

USE	RATE	MEASURE
Amusement parlour		
- in a business zone or Activity Centre Zone	3.5	car spaces to each 100 sq m of leasable floor area
- in another zone	4	car spaces to each 100 sq m of leasable floor area
Art and craft centre		
- in a business zone or Activity Centre Zone	3.5	car spaces to each 100 sq m of leasable floor area
- in another zone	4	car spaces to each 100 sq m of leasable floor area
Betting agency		
- in a business zone or Activity Centre Zone	3.5	car spaces to each 100 sq m of leasable floor area
- in another zone	4	car spaces to each 100 sq m of leasable floor area
Child care centre		
	0.2	car spaces to each child
Cinema based entertainment complex		
	0.3	car spaces to each patron catered for
Convenience restaurant		
- in a business zone or Activity Centre Zone	3.5	car spaces to each 100 sq m of leasable floor area
- in another zone	0.3	car spaces to each patron permitted
Convenience shop if the leasable floor area exceeds 80 sq m		
- in a business zone or Activity Centre Zone	3.5	car spaces to each 100 sq m of leasable floor area
- in another zone	10	car spaces to each premises
Display home		
- in a business zone or	0	car spaces to each dwelling for five or fewer contiguous dwellings, then

USE	RATE	MEASURE
Activity Centre Zone	2	car spaces to each additional contiguous dwelling
- in another zone	5	car spaces to each dwelling for five or fewer contiguous dwellings, plus
	2	car spaces to each additional contiguous dwelling
Dwelling		
- in an Activity Centre Zone	0	car spaces to each dwelling
- in a business zone	1	car space to each one or two bedroom dwelling
	2	car spaces to each three or more bedroom dwelling (studies or studios that are separate rooms must be counted as bedrooms)
- in another zone	1	car space to each one or two bedroom dwelling, plus
	2	car spaces to each three or more bedroom dwelling (studies or studios that are separate rooms must be counted as bedrooms), plus
	1	car space for visitors to every five dwellings for developments of five or more dwellings
Education centre other than listed in this table	0.4	car spaces to each student that is part of the maximum number of students that will be on the land at any time (peak student load)
Food and drink premises other than listed in this table		
- in a business zone or Activity Centre Zone	3.5	car spaces to each 100 sq m of leasable floor area
- in another zone	4	car spaces to each 100 sq m of leasable floor area
Freezing and cool storage	1.5	car space to each 100 sq m of net floor area
Fuel depot	10	per cent of site area
Funeral parlour	0.3	car spaces to each seat or to each sq m of net floor area available to the public, whichever is greater
Gambling premises other than listed in this table		
- in a business zone or Activity Centre Zone	3.5	car spaces to each 100 sq m of leasable floor area
- in another zone	0.4	car spaces to each patron permitted
Golf course	4	car spaces to each hole, plus 50 per cent of the relevant requirement of all ancillary uses available to the public
Home occupation		
- in a business zone or Activity Centre Zone	0	car spaces to each person who works in the home occupation who is not a resident of the dwelling
- in another zone	1	car space to each person who works in the home occupation who is not a resident of the dwelling
Hotel		
- in a business zone or Activity Centre Zone	3.5	car spaces to each 100 sq m of leasable floor area
- in another zone	0.4	car spaces to each patron permitted
Industry other than listed in this table	2.9	car spaces to each 100 sq m of net floor area of buildings

USE	RATE	MEASURE
Landscape gardening supplies	10	per cent of site area
Mail centre	2.9	car spaces to each 100 sq m of net floor area
Manufacturing sales		
- in a business zone or Activity Centre Zone	3.5	car spaces to each 100 sq m of leasable floor area
- in another zone	2.9	car spaces to each 100 sq m of leasable floor area
Market		
- in a business zone or Activity Centre Zone	3.5	car spaces to each 100 sq m of leasable floor area
- in another zone	8	car spaces to each 100 sq m of leasable floor area
Materials recycling	10	per cent of site area
Medical centre		
- in a business zone or Activity Centre Zone	3.5	car spaces to each 100 sq m of leasable floor area
- in another zone	5	car spaces to the first person providing health services, plus
	3	car spaces to every other person providing health services
Milk depot	10	per cent of site area
Motel	1	car space to each unit, and to each manager dwelling, plus 50 per cent of the relevant requirement of all ancillary uses available to the public
Motor repairs	3	car spaces to each 100 sq m of net floor area, plus
	1	car space for each vehicle being serviced, repaired or fitted with accessories (including vehicles waiting to be serviced, repaired or fitted with accessories, or to be collected by their owners)
Office other than listed in this table		
- in a business zone or Activity Centre Zone	3	car spaces to each 100 sq m of net floor area
- in another zone	3.5	car spaces to each 100 sq m of net floor area
Place of assembly, except Amusement parlour	0.3	car spaces to each seat
Postal agency		
- in a business zone or Activity Centre Zone	3.5	car spaces to each 100 sq m of leasable floor area
- in another zone	4	car spaces to each 100 sq m of leasable floor area
Primary produce sales	4	car spaces to each 100 sq m of leasable floor area
Primary school	1	car space to each employee
Research centre	3.5	car spaces to each 100 sq m of net floor area
Residential aged care facility	0.3	car spaces to each lodging room
Residential village provided by the Office of Housing	0.3	car spaces to each dwelling
Residential village not	1	car space to each one or two bedroom dwelling, plus

USE	RATE	MEASURE
provided by the Office of Housing	2	car spaces to each three or more bedroom dwelling (studies or studios that are separate rooms must be counted as bedrooms), plus
	1	car space for visitors to every five dwellings for developments of five or more dwellings
Restaurant		
- in a business zone or Activity Centre Zone	3.5	car spaces to each 100 sq m of leasable floor area
- in another zone	0.4	car spaces to each patron permitted
Restricted retail premises		
- in a business zone or Activity Centre Zone	2.5	car spaces to each 100 sq m of leasable floor area
- in another zone	3	car spaces to each 100 sq m of leasable floor area
Retirement village provided by the Office of Housing	0.3	car spaces to each dwelling
Retirement village not provided by the Office of Housing	1	car space to each one or two bedroom dwelling, plus
	2	car spaces to each three or more bedroom dwelling (studies or studios that are separate rooms must be counted as bedrooms), plus
	1	car space for visitors to every five dwellings for developments of five or more dwellings
Saleyard	10	per cent of site area
Secondary school	1.2	car spaces to each employee
Shop other than listed in this table		
- in a business zone or Activity Centre Zone	3.5	car spaces to each 100 sq m of leasable floor area
- in another zone	4	car spaces to each 100 sq m of leasable floor area
Store other than listed in this table	10	per cent of site area
Supermarket	5	car spaces to each 100 sq m of leasable floor area
Tavern		
- in a business zone or Activity Centre Zone	3.5	car spaces to each 100 sq m of leasable floor area
- in another zone	0.4	car spaces to each patron permitted
Trade supplies	10	per cent of site area
Veterinary centre		
- in a business zone or Activity Centre Zone	3.5	car spaces to each 100 sq m of leasable floor area
- in another zone	5	to the first person providing animal health services, plus
	3	to every other person providing animal health services
Warehouse other than listed in this table	1.5	to each 100 sq m of net floor area
Winery	0.4	to each patron permitted

USE	RATE	MEASURE
-----	------	---------

In this table a reference to a business zone includes the Business 1 Zone, Business 2 Zone, Business 3 Zone, Business 4 Zone and Business 5 Zone, and any Comprehensive Development Zone, Priority Development Zone or Urban Growth Zone that provides for business development.

52.06-5 Reducing the requirement for car parking

-/-
VC-

Before a requirement for car parking is reduced, the responsible authority must be satisfied that such a reduction is justified, having regard to either or both of the following:

- The car parking demand likely to be generated by the use.
- Whether it is appropriate to allow fewer spaces to be provided than the number likely to be generated by the use.

An assessment of the car parking demand likely to be generated by the use must have regard to the following factors, as appropriate:

- Multi-purpose trips within an area.
- The variation of car parking demand over time.
- The short-stay and long-stay car parking demand.
- The availability of public transport in the locality.
- The convenience of pedestrian and cyclist access to the site.
- The provision of bicycle parking and end of trip facilities for cyclists.
- The anticipated car ownership rates of likely or proposed occupants (residents or employees).

An assessment of the appropriateness of allowing fewer spaces to be provided than the number likely to be generated by the use must have regard to the following factors, as appropriate:

- The State Planning Policy Framework and the Local Planning Policy Framework, including the Municipal Strategic Statement and local planning policies.
- The potential to access the site by public transport, bicycle and walking.
- The availability of car parking in the locality.
- Any efficiencies to be gained from consolidating shared car parking spaces.
- The potential economic impact that a shortfall of car parking may have on an activity centre.
- The future growth and development of an activity centre.
- Any car parking deficiency associated with the existing use of the land.
- Any credit for car parking spaces provided on common land or by a special charge scheme or similar contribution.
- Historic contributions by existing businesses.
- Local amenity including pedestrian amenity and the amenity of nearby residential areas.
- Local traffic management.
- The need to create safe, functional and attractive parking areas.

- The need to respect the character of the neighbourhood or achieve a quality urban design outcome.

Application requirements

An application to reduce the requirement for car parking or to vary the requirement to provide car parking on the land must be accompanied by the following information, as appropriate:

- A plan showing the proposed use and siting of buildings.
- A car parking plan as specified in Clause 52.06-6.
- An assessment of the car parking demand likely to be generated by the use.
- An assessment of the appropriateness of allowing fewer spaces to be provided than the number likely to be generated.

52.06-6 Car parking plan requirement

--
VC--

Before a new use commences or any buildings or works associated with that use or an existing use is constructed, a car parking plan must be prepared to the satisfaction of the responsible authority.

A car parking plan must show:

- All required car parking spaces.
- Access lanes, driveways and associated works.
- Allocation of car parking spaces to different uses or tenancies, if applicable.
- Landscaping and water sensitive urban design treatment.
- Finished levels, if required by the responsible authority.

Design requirements for car parking plan

A car parking plan should meet the design requirements of this clause.

Design requirement 1: Accessways

Accessways should:

- Be at least 3 metres wide.
- Have an internal radius of at least 4 metres at changes of direction or intersections or be at least 4.2 metres wide.
- Allow vehicles parked in the last space of a dead-end accessway in public car parks to exit in a forward direction with one manoeuvre.
- Provide at least 2.1 metres headroom beneath overhead obstructions, calculated for a vehicle with a wheel base of 2.8 metres.

Design requirement 2: Car parking spaces

Car parking spaces and access ways should have the minimum dimensions as outlined in Table 2.

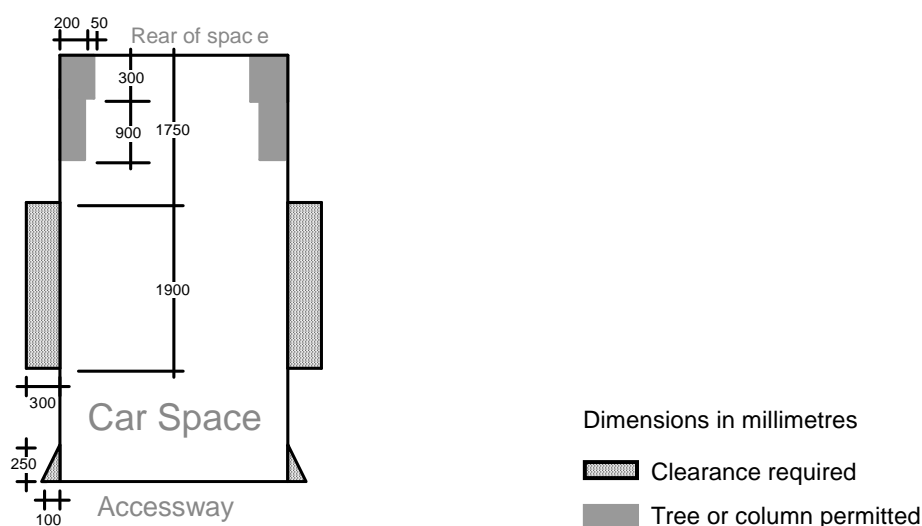
Table 2: Minimum dimensions of car parks and access ways

Angle of car parking spaces to access way	Access way width	Car park width	Car park length
Parallel	3.6 m	2.3 m	6.7 m
45°	3.5 m	2.6 m	4.9 m
60°	4.9 m	2.6 m	4.9 m
90°	6.4 m	2.6 m	4.9 m
	5.8 m	2.8 m	4.9 m
	5.2 m	3.0 m	4.9 m
	4.8 m	3.2 m	4.9 m

A wall, fence, column, tree, tree guard or any other structure that abuts a car space should not encroach into the area marked 'clearance required' on Diagram 1.

A column, tree or tree guard may project into a space if it is within the area marked 'tree or column permitted' on Diagram 1. A structure may project into the space if it is at least 2.1 metres above the space.

Diagram 1: Clearances to car parking spaces



Design requirement 3: Entries and exits

Accessways should:

- Provide a turning space so that vehicles can exit the site in a forward direction if the accessway serves four or more car parking spaces or connects to a road in a Road Zone.
- Provide a passing area at the entrance at least 5 metres wide and 7 metres long if the accessway serves ten or more car parking spaces and is either more than 50 metres long or connects to a road in a Road Zone.
- Have a corner splay or area at least 50 per cent clear of visual obstructions extending at least 2 metres along the frontage road from the edge of an exit lane and 2.5 metres along the exit lane from the frontage, to provide a clear view of pedestrians on the footpath of the frontage road. The area clear of visual obstructions may include an adjacent entry or exit lane where more than one lane is provided.

If an accessway to four or more car parking spaces is from land in a Road Zone, the edge of any car space abutting the accessway must be at least 6 metres from the frontage.

If entry to the car space is from a road, the width of the accessway may include the road.

Design requirement 4: Gradients

Accessway grades should not exceed 1:20 (5 per cent) within 6 metres of the frontage unless they are safe for pedestrians and vehicles having regard to pedestrian and vehicular traffic volumes, the nature of the car park, the slope of the land and transition treatments at the frontage. This does not apply to accessways serving three dwellings or less.

Ramps (except within 6 metres of the frontage) should have the maximum grades as outlined in Table 3.

Table 3: Ramp gradients

Type of car park	Length of ramp	Maximum grade
Public car parks	20 metres or less	1:5 (20%)
	longer than 20 metres	1:6 (16.7%)
Private or residential car parks	20 metres or less	1:4 (25%)
	longer than 20 metres	1:5 (20%)

Where the difference in grade between two sections of ramp or floor is greater than 1:8 (12.5 per cent) for a summit grade change, or greater than 1:6.7 (15 per cent) for a sag grade change, the ramp should include a transition section of at least 2 metres to prevent vehicles scaping or bottoming.

Grade changes of greater than 1:5.6 (18 per cent) or less than 3 metres apart should be assessed for clearances.

Design requirement 5: Mechanical parking

Mechanical parking may be used to meet the car parking requirement provided:

- At least 25 per cent of the mechanical car parking spaces can accommodate a vehicle clearance height of at least 1.8 metres.
- Car parking spaces that require the operation of the system are not allocated to visitors unless used in a valet parking situation.
- The design and operation is to the satisfaction of the responsible authority.

Design requirement 6: Urban Design

Ground level car parking, garage doors and accessways should not visually dominate public space.

Car parking within buildings (including visible portions of partly submerged basements) should be screened or obscured where possible, including through the use of occupied tenancies, landscaping, architectural treatments and artworks.

Design of car parks should take into account their use as entry points to the site.

Design of new internal streets in developments is encouraged to maximise on street parking opportunities.

Design requirement 7: Safety

Car parking should be well lit and clearly signed.

The design of car parks and adjacent buildings should maximise natural surveillance of car parks and pedestrian visibility.

Pedestrian access to car parking areas from the street should be convenient.

Pedestrian routes through car parking areas and building entries and other destination points should be clearly marked and separated from traffic in high activity parking areas.

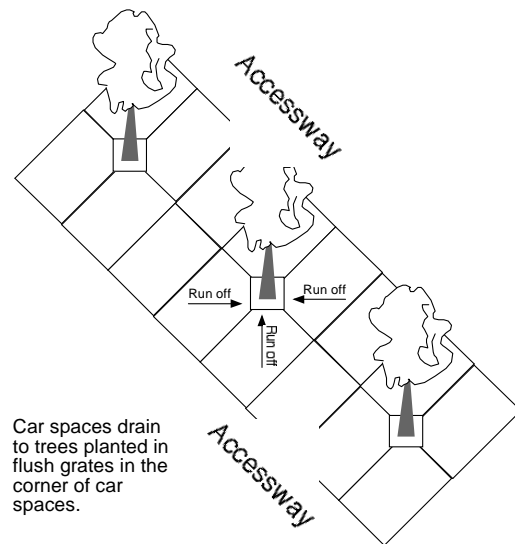
Design requirement 8: Landscaping

The layout of car parking areas should provide for water sensitive urban design treatment and landscaping.

Landscaping and trees should be planted to provide shelter, soften the appearance of ground level car parking and aid in the clear identification of pedestrian paths.

Ground level car parking spaces should include trees planted with flush grilles 2 metres by 2 metres set at 45 degrees to the car space at the rear corners. Spacing should be determined having regard to the expected size of the selected species at maturity.

Diagram 2: Possible landscape and water sensitive urban design treatment



Decision guidelines

Before deciding that a car parking plan is satisfactory, the responsible authority must consider as appropriate:

- The State Planning Policy Framework and the Local Planning Policy Framework, including the Municipal Strategic Statement and local planning policies.
- The role and function of nearby roads and the ease and safety with which vehicles gain access to the site.
- The ease and safety with which vehicles circulate within the parking area.
- The provision for pedestrian movement within and around the parking area.
- The provision of parking facilities for cyclists and disabled people.
- The protection and enhancement of the streetscape.
- The provision of landscaping for screening and shade.
- The measures proposed to enhance the security of people using the parking area particularly at night.

- The amenity of the locality and any increased noise or disturbance to dwellings and the amenity of pedestrians.
- The need for the required car parking spaces to adjoin the premises used by each occupier, if the land is occupied by more than one occupier.
- The workability of any mechanical parking arrangement.
- The design and construction standards proposed for paving, drainage, line marking, signage, lighting and other relevant matters.
- The type and size of vehicle likely to use the parking area.
- Whether the layout of car parking spaces and access lanes is consistent with the specific standards or an appropriate variation.

52.06-7 Construction of car parking

-/-
VC--

Before any use commences or any new building is occupied, the car parking spaces, access lanes, driveways and associated works and landscaping shown on the car parking plan must, to the satisfaction of the responsible authority, be provided and available for use and be:

- Formed to such levels and drained so that they can be used in accordance with the plan.
- Treated with an all-weather seal or some other durable surface
- Line-marked or provided with some other adequate means of showing the car parking spaces.

45.09 PARKING OVERLAY

--/---
VC--

Shown on the planning scheme map as **PO** with a *number*.

Purpose

To implement the State Planning Policy Framework and the Local Planning Policy Framework, including the Municipal Strategic Statement and local planning policies.

To facilitate an appropriate provision of car parking spaces in an area.

To identify areas and uses where local car parking rates apply.

To identify areas where financial contributions are to be made for the provision of shared car parking.

To ensure that the design and location of car parking areas is of a high standard, creates a safe environment for users, enables easy and efficient use and does not adversely affect the amenity of the locality.

45.09-1 Operation

--/---
VC--

A schedule must specify:

- The parking objectives to be achieved.

A schedule may specify:

- The number of car parking spaces required for any use.
- Any financial payments to be made as a way of meeting the car parking requirements.
- Any design requirements to be met.
- Any additional decision guidelines.

Despite Clauses 45.09-2, 45.09-5 and 45.09-6, if the required number of car parking spaces for the new use under this overlay is no more than the required number of car parking spaces for the existing use under this overlay and the existing number of car parking spaces is not reduced:

- No additional car parking spaces are required to be provided.
- A permit is not required to reduce the requirement for car parking.
- A car parking plan is not required.

45.09-2 Car parking objectives

--/---
VC--

A schedule to this overlay must contain a statement of the car parking objectives to be achieved.

45.09-3 Provision of car parking spaces

--/---
VC--

A new use must not commence or any new building must not be occupied until the car parking spaces required under this overlay have been provided on the land or as approved under Clause 45.09-5.

--/---
VC--

The number of car parking spaces required

The schedule to this overlay sets out the number of car parking spaces required for a use.

If a car parking space requirement for a use is not specified in a schedule to this overlay, the car parking requirement specified in Table 1 at Clause 52.06 applies.

Where the floor area occupied by an existing use is increased, the car parking requirement only applies to the floor area of any extension of the use or increase in site area provided the existing number of car parking spaces is not reduced.

If a schedule to this overlay specifies a percentage of site area as the car parking measure, the area to be provided for car parking includes an accessway that directly abuts any car parking spaces, but does not include any accessway or portion of an accessway that does not directly abut any car parking spaces.

The car parking requirement for a use listed in the table is the product of the *rate* and the *measure*.

45.09-5 Permit requirement

--/-----
VC-

A permit may be granted to reduce the requirement for car parking or to vary the requirement to provide car parking on the land, unless a schedule to this overlay specifies otherwise.

A schedule to this overlay may specify that a permit is required to provide car parking in excess of a rate specified in a schedule to this overlay.

Reducing the requirement for car parking

Before a requirement for car parking is reduced, the responsible authority must be satisfied that such a reduction is justified, having regard to either or both of the following:

- The car parking demand likely to be generated by the use.
- Whether it is appropriate to allow fewer spaces to be provided than the number likely to be generated by the use.

An assessment of the car parking demand likely to be generated by the use must have regard to the following factors, as appropriate:

- Multi-purpose trips within an area.
- The variation of car parking demand over time.
- The short-stay and long-stay car parking demand.
- The availability of public transport in the locality.
- The convenience of pedestrian and cyclist access to the site.
- The provision of bicycle parking and end of trip facilities for cyclists.
- The anticipated car ownership rates of likely or proposed occupants (residents or employees).
- Any other matters specified in a schedule to this overlay.

An assessment of the appropriateness of allowing fewer spaces to be provided than the number likely to be generated by the use must have regard to the following factors, as appropriate:

- The State Planning Policy Framework and the Local Planning Policy Framework, including the Municipal Strategic Statement and local planning policies.
- Any objectives specified in a schedule to this overlay.
- The potential to access the site by public transport, bicycle and walking.
- The availability of car parking in the locality.
- Any efficiencies to be gained from consolidating shared car parking spaces.

- The potential economic impact that a shortfall of car parking may have on an activity centre.
- The future growth and development of an activity centre.
- Any car parking deficiency associated with the existing use of the land.
- Any credit for car parking spaces provided on common land or by a special charge scheme or similar contribution.
- Historical contributions by existing businesses.
- Local amenity including pedestrian amenity and the amenity of nearby residential areas.
- Local traffic management.
- The need to create safe, functional and attractive parking areas.
- The need to respect the character of the neighbourhood or achieve a quality urban design outcome.
- Any other matters specified in a schedule to this overlay.

Financial contribution requirement

A schedule to this overlay may specify a requirement to pay an amount to the responsible authority as a way of meeting the car parking requirements.

The schedule must specify:

- The amount to be paid for each car parking space.
- Any method of indexing the amount if indexation is proposed.
- Details of the car parking project to be funded by the financial contributions.

Where a schedule provides for payment of an amount as a way of meeting the car parking requirement, the responsible authority must include a condition in a permit requiring a payment of an amount to the responsible authority as a way of meeting the car parking requirement.

Application requirements

An application to reduce the requirement for car parking or to vary the requirement to provide car parking on the land must be accompanied by the following information, as appropriate:

- A plan showing the proposed use and siting of buildings.
- A car parking plan as specified in Clause 45.09-5.
- An assessment of the car parking demand likely to be generated by the use.
- An assessment of the appropriateness of allowing fewer spaces to be provided than the number likely to be generated.
- Any other requirements specified in a schedule to this overlay.

Car parking plan requirement

Before the new use commences or any buildings or works associated with that use or an existing use is constructed, a car parking plan must be prepared to the satisfaction of the responsible authority.

A car parking plan must show:

- All required car parking spaces.

VC--

- Access lanes, driveways and associated works.
- Allocation of car parking spaces to different uses or tenancies, if applicable.
- Landscaping and water sensitive urban design treatment.
- Finished levels, if required by the responsible authority.
- Any other matters specified in the schedule to this overlay.

Design requirements for car parking plan

A car parking plan should meet the design requirements specified in Clause 52.06-6, unless the schedule to this overlay specifies different design requirements.

The schedule may include additional requirements relating to the design of car parking.

45.09-7 Decision guidelines

--/--
VC--

Before deciding that a car parking plan is satisfactory, the responsible authority must consider as appropriate:

- The State Planning Policy Framework and the Local Planning Policy Framework, including the Municipal Strategic Statement and local planning policies.
- Any objectives specified in a schedule to this overlay.
- The role and function of nearby roads and the ease and safety with which vehicles gain access to the site.
- The ease and safety with which vehicles circulate within the parking area.
- The provision for pedestrian movement within and around the parking area.
- The provision of parking facilities for cyclists and disabled people.
- The protection and enhancement of the streetscape.
- The provision of landscaping for screening and shade.
- The measures proposed to enhance the security of people using the parking area particularly at night.
- The amenity of the locality and any increased noise or disturbance to dwellings and the amenity of pedestrians.
- The workability of any mechanical parking arrangement.
- The design and construction standards proposed for paving, drainage, line marking, signage, lighting and other relevant matters.
- Any other matters specified in a schedule to this overlay.

45.09-8 Other car parking requirements

--/--
VC--

A schedule to this overlay may specify other requirements for the provision and management of car parking.

45.09-9 Construction of car parking

--/--
VC--

Before any use commences or any new building is occupied, the car parking spaces, access lanes, driveways and associated works and landscaping shown on the car parking plan must, to the satisfaction of the responsible authority, be provided and available for use and be:

- Formed to such levels and drained so that they can be used in accordance with the plan.

- Treated with an all-weather seal or some other durable surface
- Line-marked or provided with some other adequate means of showing the car parking spaces.

--/--/20--
C--

SCHEDULE NUMBER TO THE PARKING OVERLAY

Shown on the planning scheme map as **POnumber**

NAME OF PARKING PRECINCT AREA

1.0 Car parking objectives

--/--/20--
C--

2.0 Number of car parking spaces

--/--/20--
C--

Table 1: Car parking spaces

USE	RATE	MEASURE

3.0 Permit requirement

--/--/20--
C--

4.0 Reducing the provision of car parking

--/--/20--
C--

5.0 Financial contributions requirement

--/--/20--
C--

6.0 Application requirements

--/--/20--
C--

7.0 Car parking plan requirements

--/--/20--
C--

8.0 Design requirements

--/--/20--
C--

9.0 Other car parking requirements

--/--/20--
C--

10.0 Decision guidelines

--/--/20--
C--

11.0 Reference document

--/--/20--
C--